

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION AGENDA
APRIL 28, 2005

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, APRIL 28, 2005**, in the Tenth Floor Conference Room, Wichita City Hall, 455 N. Main, Wichita, Kansas beginning, at **1:30 P.M.** If you have any questions regarding the meeting or items on this agenda please call the Wichita-Sedgwick County Metropolitan Area Planning Department at 316.268.4421.

❖ **SUBDIVISION ITEMS**

Items 1-1 to Items 1-4 may be taken in one motion unless there are questions or comments.

1. Consideration of Subdivision Committee recommendations from the meeting of April 21, 2005. Mitch Mitchell, Harold Warner Jr., Darrell Downing, Bill Johnson, Denise Sherman, present. Gary Gibbs, James Barfield, absent. Copies of their recommendations have been furnished to the Planning Commission.
Agenda Item 1-1 (SUB2005-29) Approved, vote (5-0); Agenda Item 1-2 (SUB2005-36) Approved, vote (5-0); Agenda Item 1-3 (SUB2005-38) Approved, vote (5-0); Agenda Item 1-4 (SUB2005-41) Approved, vote (5-0); Agenda Item 2-1 (VAC2004-57) Approved, vote (5-0); Agenda Item 2-2 (VAC2005-14) Approved, vote (5-0); Agenda Item 2-3 (VAC2005-05) S/D Approved, 3-17-05 vote (5-0);
- 1-1. **SUB2005-29- Final Plat – NEWMAN UNIVERSITY SECOND ADDITION, located on the south side of Kellogg and west of Meridian.**
Engineer: MKEC Engineering Consultants
Acreage: 15.22
Total Lots: 4
- 1-2. **SUB2005-36- One-Step Final Plat – ALBERT FARM ADDITION, located on the southeast corner of Central and 151st Street West.**
Engineer: Poe and Associates
Acreage: 17.8
Total Lots: 11
- 1-3. **SUB2005-38- One-Step Final Plat – LANDFILL MANAGEMENT ADDITION, located on the south side of MacArthur Road, east of the Kansas Turnpike.**
Engineer: CED, P.A.
Acreage: 5.90
Total Lots: 1
- 1-4. **SUB2005-41- One-Step Final Plat – REGENCY PARK THIRD ADDITION, located south of 29th Street North and west of Greenwich Road.**
Engineer: MKEC Engineering Consultants
Acreage: 19.86
Total Lots: 6

❖ **PUBLIC HEARINGS – VACATION ITEMS**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

Items 2-1 to Items 2-3 may be taken in one motion, unless there are questions or comments.

Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10th City Hall, 455 N. Main Street, Wichita, Kansas.

- 2-1. **VAC2004-57 – Request to Vacate a Portion of Dedicated Public Right-of-Way, generally located south of 63rd Street South and west of Highway K-15.**
- 2-2. **VAC2005-14 – Request to Vacate a Portion of Public Right-of-Way, generally located midway between Rock Road and Webb Road, on the northeast corner of Douglas and Tara Avenue.**
- 2-3. **VAC2005-05 – Request to Vacate a Portion of Platted Street Right-of-Way, generally located east of Rock Road and north of Kellogg Drive, that portion between Kellogg Drive and 140 feet south of Peach Tree Lane.**

❖ **PUBLIC HEARING ITEMS**

ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.

- 3. Case No.: DR2003-16
Request: Adoption of proposed amendments to the Wichita-Sedgwick County Comprehensive Plan, adopted in 1993 and amended in 1996, 2000, and 2002

Presenting Planner: David Barber
- 4. Case No.: CON2005-07
Request: Amend conditions of approval associated with CON2003-32 to substitute a five-strand barbed wire fence for a chain link fence surrounding a sand pit

General Location: South of 73rd Street North, 3/4 mile west of Ridge Road
Presenting Planner: Dale Miller
MAPC DEFERRED April 14, 2005
- 5. Case No.: CON2005-12
Request: Conditional Use to permit vehicle sales on property zoned “LC” Limited Commercial

General Location: South of Clark and west of Broadway
Presenting Planner: Jess McNeely
- 6. Case No.: ZON2005-12
Request: Zone change from “SF-5” Single-family Residential to “TF-3” Two-family Residential

General Location: On the northeast corner of Westfield Avenue and Dubon Avenue
District Advisory Board: Five will consider May 2, 2005
Presenting Planner: Dale Miller

7. Case No.: ZON2005-13
Request: Zone change from “SF-5” Single-family Residential to
“LC” Limited Commercial
General Location: At the northwest corner of Central and Gilda
Presenting Planner: Jess McNeely
8. Case No.: CON2005-11
Request: Conditional Use for a wrecking/salvage yard on property zoned
“GI” General Industrial
General Location: North of 29th Street North and west of Ohio
District Advisory Board: Six considered April 20, 2005
Presenting Planner: Scott Knebel
9. Case No.: DR05-13
Request: The City of Clearwater seeks annexation of road rights-of-way and
lands adjacent to The City of Clearwater
Presenting Planner: David Barber
10. Other matters/adjournment.

John L. Schlegel, Secretary
Wichita-Sedgwick County Metropolitan Area Planning Commission